

TRANSFER
TAX
PAID73-48
#13630WARRANTY DEED
Statutory Short Form

025980

I, Deborah L. McAfee of Waterville, Kennebec County, State of Maine, for consideration paid, grant to Jeffrey S. Shapiro and Lorri N. Shapiro of Waterville, Kennebec County, State of Maine, and whose mailing address is 40 1/2 Winter Street, Waterville, Maine 04901, with Warranty Covenants as joint tenants and not as tenants in common, the land in Waterville, Kennebec County, and State of Maine, bounded and described as follows; to wit:

A CERTAIN lot or parcel of land situated in the Town of Waterville, located on Pleasant Hill Drive, in the County of Kennebec and State of Maine, bounded and described as follows:

BEGINNING at an iron pin marking the Southwesterly corner of Lot 8; thence heading N 29° 45' 59" E 200.03' (two hundred and three one hundredths feet) along Lot 7 to an iron pin marking the Northwesterly corner of said Lot 8; thence heading S 60° 14' 01" E 97.00' (ninety-seven and eighty one hundredths feet) along land owned by Horace Marcoux to an iron pin on the Northerly line of said Lot 8; thence heading S 59° 32' 11" E 62.26' (sixty-two and twenty-six one hundredths feet) along land owned by Laurence and Doris Pillsbury, to an iron pin marking the Northeasterly corner of said Lot 8; thence heading S 29° 45' 59" E 199.28' (one hundred ninety-nine and twenty-eight one hundredths feet) along Lot 9 to an iron pin marking the Southeasterly corner of said Lot 8; thence heading N 60° 14' 01" W 160.00' (one hundred sixty and no one hundredths feet) along Pleasant Hill Drive right-of-way to the beginning pin.

LOT 8 also includes a (U.M.F. easement recorded at the Kennebec County Registry of Deeds in Book 1540, Page 197, also shown on Ridge Road Development Final Plot.

MEANING and intending to describe said Lot 8 as per recorded Subdivision Plan entitled Ridge Road Development and recorded June 22, 1977 in the Kennebec County Registry of Deeds in File Number D-7661-15 as revised by Plan recorded in the Kennebec County Registry of Deeds in File Number D-77074.

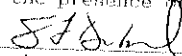
THIS conveyance is also subject to all restrictions and covenants of record including those required by the Maine Department of Environmental Protection, dated June 8, 1983 and recorded in the Kennebec County Registry of Deeds in Book 2575, Page 93.

THIS conveyance is also made subject to all easements, rights of way and zoning restrictions of record.

MEANING and intending to convey the same premises which were conveyed by Warranty Deed of Leo F. Poulin, Co., to Deborah L. McAfee dated June 29, 1990 and recorded in the Kennebec County Registry of Deeds in Book 3757, Page 310 on July 5, 1990.

WITNESS my hand and seal this 23rd day of September, 1994.

Signed, Sealed and Delivered
in the presence of:


Stephen F. Dubord


Deborah L. McAfee

STATE OF MAINE
COUNTY OF KENNEBEC

Dated: September 23, 1994

Then personally appeared the above named Deborah L. McAfee and acknowledged the foregoing instrument to be her free act and deed.

Before me,


Notary Public
Print Name _____



RECEIVED KENNEBEC SS.

94 SEP 27 AM 9:00

ATTEST: 
REGISTER OF DEEDS

Stephen F. Dubord
Notary Public Attorney at Law
My Commission Expires
September 4, 2001